File Box 38
#10023

# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Ste 220
Nashville, Tennessee 37215

BOOK 8320 PAGE 158

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| JAMES MICHAEL MCFARLIN (NAME) | NEW OWNERS (NAME) | Map 141-15C |
| 1016 RIVER RIDGE TERRACE (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Parcel 73 |
| NASHVILLE, TENNESSEE 37221 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | F.B. #9D-78793 |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, CHARLES ERIC STEVENS AND WIFE, MARLESE E. STEVENS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES MICHAEL MCFARLIN AND WIFE, ELIZABETH H. MCFARLIN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 222 on the Plan of Rolling River Estates Phase "10", as of record in Plat Book 6200, page 53, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Charles Eric Stevens and wife, Marlese E. Stevens by deed from Edward K. Redmon and wife, Margaret O. Redmon of record in Book 6535, Page 755, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Taxes and 1991 which have been prorated and assumed by the Grantee(s); (2) Restrictions of record in Book 4788, page 950 amended in Book 4871, page 640; (3) Declaration of covenants, conditions and restrictions of record in Book 4892, page 589 supplemented in Book 6298, page 934; (4) By-Laws of Rolling River Estates, Inc., of record in Book 4892, page 679; (5) Charter of Incorporation of Rolling River Estates, Inc. of record in Book 4892, page 677; and (6) All matters appearing on the plan of record in Plat Book 6200, page 53, Register's Office for said County.

03021 IDENTIF. TREFERENCE

APR 1 9 56 AM '91 FELIX Z. WILSON, REGISTER DAVIDSON COUNTY TN.

unimproved ( )
This is improved (XX) property, known as 1016 RIVER RIDGE TERRACE, NASHVILLE, TENNESSEE 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 29th day of March, 1991.

CHARLES ERIC STEVENS

MARLESE E. STEVENS

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES ERIC STEVENS AND WIFE, MARLESE E. STEVENS with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 29th day of March, 19 91.

My commission expires 1-22-95 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 113,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March, 19 91

MY COMMISSION EXPIRES: 1-22-95
(AFFIX SEAL)

Notary Public

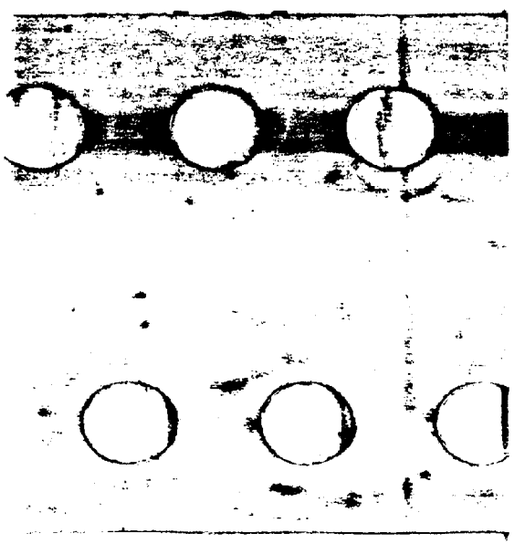
WARRANTY DEED

FROM
CHARLES ERIC STEVENS AND WIFE,
MARLESE E. STEVENS

TO
JAMES MICHAEL MCFARLIN AND
WIFE, ELIZABETH H. MCFARLIN

0665 04/01 0101 03CHECK 381.55

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

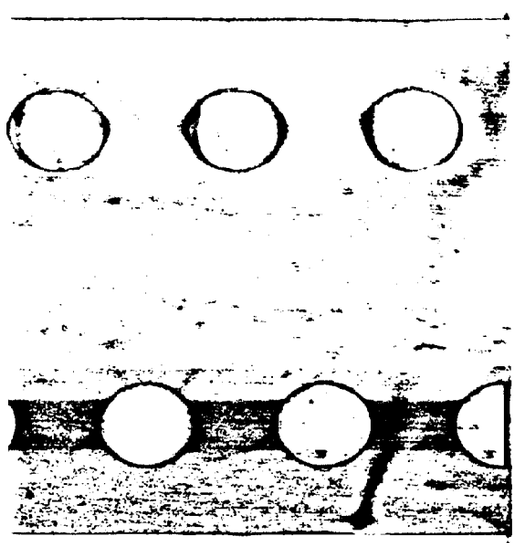
RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|



CAMT 113500.00
CON TX 374.55
PRFEE 1.00
MTGFEE 6.00
TOTAL 381.55
CHECK 381.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/01/91 01 09:56 0001 0665

03021

IDENTIF. TREFERENCE

APR 1 9 56 AM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 408772